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AFTER RECORDING MAIL TO:

Larry Dontos
6248 N.E. 196th Street
Kenmore, WA 98028



200105290181
, Skagit County Auditor
5/29/2001 Page 1 of 4 4:13:45PM

Filed for Record at Request of
Land Title Company of Skagit County
Escrow Number: P-96838-E

Statutory Warranty Deed

Grantor(s): Timothy L. Brown
Grantee(s): Larry Dontos, Glenda Dontos
Abbreviated Legal: Lot E, 'Replat of Lot 8 T-bird Village #3'
Additional legal(s) on page: 2
Assessor's Tax Parcel Number(s): 4505-000-005-0007/P83527

THE GRANTOR TEDDY'S INVESTMENTS, L.L.C., a Washington Limited Liability Company and TIMOTHY L. BROWN, a married man, as his separate property, each as to an undivided 1/2 interest for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to LARRY DONTOS and GLENDA DONTOS, husband and wife the following described real estate, situated in the County of Skagit, State of Washington: See Attached Exhibit A

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax # 41091
PAID

MAY 29 2001

See Attached Exhibit B

Dated this 24th day of May, 2001

By Teddy's Investments, L.L.C.

Amount Paid \$ 4076.20
Skagit County Treasurer
By: [Signature] Deputy

By [Signature]
Timothy L. Brown

By [Signature]
Nancy L. Hansen, Manager

STATE OF Washington
County of Skagit

By _____

SS:

I certify that I know or have satisfactory evidence that Nancy Hansen signed this instrument, on oath stated that she authorized to execute the instrument and acknowledged it as the Manager of Teddy's Investments, L.L.C. to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: May 24th, 2001

[Signature]
Nancy Lea Cleave
Notary Public in and for the State of Washington
Residing at Mount Vernon
My appointment expires: 9/01/2002

Exhibit A

DESCRIPTION:

Lot E, "REPLAT OF LOT 8, THUNDERBIRD VILLAGE THIRD ADDITION", as per plat recorded in Volume 14 of Plats, page 64, records of Skagit County, Washington.

TOGETHER WITH that certain "Road, Access and Utilities Easement", 30 feet in width as shown on the face of said plat.

ALSO TOGETHER WITH that certain Non-Exclusive Easement for the maintenance and repair of an existing sewer line over, under and across the following described tract:

An easement 10 feet in width, being 5 feet on either side of the centerline of the existing and as built sewer line as it traverses through Lots B and C, "REPLAT OF LOT 8, THUNDERBIRD VILLAGE THIRD ADDITION", as per plat recorded in Volume 14 of Plats, page 64, records of Skagit County, Washington as granted by instrument recorded April 24, 1995, under Auditor's File No. 9504240062 executed by William L. and Jane Kerr.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.



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Exhibit B

SUBJECT To Easement provisions contained on the face of said plat; Provisions contained in the dedication of said Plat; Road, Access and Utilities Easement delineated on the face of said Plat; Standard Participation Contract recorded under Auditor's No. 8811290049; A 75 foot wide Access and Drainage Easement as delineated on the face of said Plat.



200105290181
, Skagit County Auditor

State of Washington)
) ss.
County of Skagit)

On this day personally appeared before me Timothy L. Brown

to me known to be the individual described in and who executed the
within and foregoing instrument, and acknowledged that he signed
the same as his free and voluntary act and deed, for the uses
and purposes therein mentioned.

Given under my hand and official seal this 24th day of May , 2001



Nancy Lea Cleave

Nancy Lea Cleave
Notary Public in and for the State of
Washington
Residing at Mount Vernon
My appointment expires: 9-1-02



200105290181
Skagit County Auditor